





## **Price**

£750,000

## **Freehold**

**Grosvenor Place, Margate, CT91UY** 

Lovetts are pleased to bring to market this excellent chance to acquire a freehold block of four spacious two-bedroom flats, perfectly situated close to Margate's Old Town, sandy beaches, and vibrant arts scene.

The property currently generates an annual rental income of £33,540 with one flat vacant, giving immediate scope to increase returns. Once fully let, the projected gross income is in excess of £45,000 per annum, making this an attractive addition to any investment portfolio.

Each flat offers well-proportioned accommodation and benefits from the area's strong rental demand, excellent transport links, and proximity to local shops, restaurants, and the mainline station with high-speed services to London.

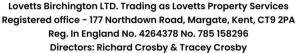
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- EPC Ratings C, C, D, D
- 4, 2 Bedroom Flats
- Current Annual return of £33,540 P/a
- Potental Return of £45,000 P/a
- Close to local amenities









